

## \$239,900 - 333 503 Albany Way, Edmonton

MLS® #E4443561

**\$239,900**

2 Bedroom, 2.00 Bathroom, 784 sqft

Condo / Townhouse on 0.00 Acres

Albany, Edmonton, AB

BACK ON THE MARKET. 2 bed/2 full baths. 1 underground stall AND a storage cage. Dogs/cats allowed. Stylish condo located in sought after Albany! Upgrades incl herringbone patterned counters, new lighting, quality paint, and carefully curated wallpaper. Entrance has flexible separate desk/office area. SS appliances, plenty of counter & cupboard space, center island/bar counter. Spacious primary fits King suite & features walk through closets w/full ensuite. Other side of the home (separated for privacy) 2nd bedroom & full bath. In-suite laundry w/stacked full sized front load. Building has social room, gym & upgraded security including cameras. Taxes \$2,348/54 per yr. Condo fees: \$374.36 include heat, water, sewer & underground parking. Dogs & cats allowed! Pet Policy: Max 2, no taller than 14" at shoulder. Pet application available. South facing covered deck, natural gas BBQ included. Some images have been virtually staged to better showcase the true potential of rooms and spaces in the home.

Built in 2016

### Essential Information

MLS® # E4443561

Price \$239,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 784                    |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 333 503 Albany Way |
| Area        | Edmonton           |
| Subdivision | Albany             |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6V 0M5            |

### Amenities

|           |                                              |
|-----------|----------------------------------------------|
| Amenities | Exercise Room, Parking-Visitor, Social Rooms |
| Parking   | Underground                                  |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                              |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Natural Gas                                                                                        |
| # of Stories      | 4                                                                                                             |
| Stories           | 1                                                                                                             |
| Has Basement      | Yes                                                                                                           |
| Basement          | None, No Basement                                                                                             |

### Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior          | Wood, Stucco                                             |
| Exterior Features | Golf Nearby, Playground Nearby, Schools, Shopping Nearby |
| Roof              | EPDM Membrane                                            |
| Construction      | Wood, Stucco                                             |

|                           |                            |
|---------------------------|----------------------------|
| Foundation                | Concrete Perimeter         |
| <b>School Information</b> |                            |
| Elementary                | Lorelei, St Lucy           |
| Middle                    | M Butterworth, Sir J Thomp |
| High                      | Ross Shep, Arch O'Leary    |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 66              |
| Zoning         | Zone 27         |
| Condo Fee      | \$350           |

333, 503 Albany Way NW

- INCLUDES 1 HEATED UNDER GROUND PARKING STALL WITH A STORAGE CAGE DIRECTLY BEHIND THE PARKING STALL
- 2 BEDS AND 2 BATHS
- INCREDIBLE LOCATION WITHIN 1 BLOCK OF BROWN’S SOCIAL HOUSE, WALMART, ETC
- UPGRADES INCLUDE HERRINGBONE PATTERNED COUNTERS, NEW LIGHTING, QUALITY PAINT, AND CAREFULLY CURATED WALLPAPER
- STAINLESS STEEL APPLIANCEES, PLENTY OF COUNTER AND CUPBOARD SPACE, CENTER ISLAND/BAR COUNTER IN KITCHEN
- SPACIOUS PRIMARY BEDROOM FITS A KING AND FEATURES WALK THROUGH CLOSETS WITH FULL ENSUITE
- IN-SUITE LAUNDRY
- BUILDING INCLUDES SOCIAL ROOM, GYM, UPGRADED SECURITY
- SOUTH FACING COVERED DECK
- TAXES: \$2,348/54 PER YEAR
- CONDO FEES: \$374.36 WHICH INCLUDES HEAT, WATER, SEWER, AND UNDERGROUND PARKING STALL
- PET POLICY: MAX OF 2, NO TALLER THAN 14" AT THE SHOULDER
- TENANT VACATING JUNE 30, 2025 UNLESS BUYER WOULD LIKE THEM TO STAY UNTIL JULY 31



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 25th, 2025 at 10:02am MDT